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Contract for the sale and purchase of land 2016 edition

TERM	MEANING OF TERM	NSW Duty:
vendor's agent	**WITHOUT THE INTERVENTION OF AN AGENT**	
co-agent		
vendor	**Zimmer Land Pty Ltd**	
vendor's solicitor	**Barry.Nilsson** **GPO Box 1451** **Brisbane 4000**	**Phone: 0737** **Ref: CR**
date for completion	~~42nd day~~ 365 days after the date of this contract (clause 15)	
land (address, plan details and title reference)	**Nightcap Village, Kyogle Road, Kunghur, New South Wales** **See attachment "A"**	
	☐ VACANT POSSESSION ☒ subject to existing tenancies	
improvements	☐ HOUSE ☐ garage ☐ carport ☐ home unit ☐ carspace ☐ storage space ☐ none ☐ other:	
attached copies	☐ documents in the List of Documents as marked or as numbered: ☐ other documents:	

Jess, Please scan $1,550 Inv as executed contract

A real estate agent is permitted by *legislation* to fill up the items in this box in a sale of residential property.

inclusions	☐ blinds	☐ dishwasher	☐ light fittings	☐ stove
	☐ built-in wardrobes	☐ fixed floor coverings	☐ range hood	☐ pool equipment
	☐ clothes line	☐ insect screens	☐ solar panels	☐ TV antenna
	☐ curtains	☐ other:		

exclusions	
purchaser	**Mount Warning Eco Village Pty Ltd ACN 613 275 102** **Suite 38, Level 4, "Cavill Park Offices", 46 Cavill Avenue, Surfers Paradise, QLD 4217**
purchaser's solicitor	**Heydons Lawyers & Attorneys** **Phone: 02 6672 2999** **Suite1, 9 Fletcher Street, Byron Bay NSW 2481** **Fax: 02 6672 2518** **DX 20406 Byron Bay**
price	**$4,200,000.00**
deposit	**$** _____ (10% of the price, unless otherwise stated)
balance	**$4,200,000.00**
contract date	27/6/2017 (if not stated, the date this contract was made)

buyer's agent — deposit to be invested ☐ NO ☐ Yes

For and on behalf of Zimmerland Pty Ltd

vendor — **witness**

GST AMOUNT (optional)
The price includes
GST of: $

For and on behalf of
Mount Warning Eco Village Pty Ltd

purchaser ☐ JOINT TENANTS ☐ tenants in common ☐ in unequal shares — **witness**

BREACH OF COPYRIGHT MAY RESULT IN LEGAL ACTION

The Vendor and Purchaser under the Contract of Sale between Zimmerland Pty Ltd and Mt Warning Echo Village Pty Ltd hereby agree that the Special Condition 1 in the Contract of Sale is extended from 30 days to 90 days.

Dated this 19th day of July 2017.

.....
Vendor

.....
Purchaser

.....
Witness

.....
Witness